

**City of Bixby  
City Council Meeting  
Minutes  
City Hall Municipal Building  
116 W Needles, Bixby, OK 74008  
February 22, 2016 6:00 P.M.**

The agenda for the regularly scheduled meeting of the City Council of the City of Bixby was posted on the bulletin board at City Hall, 116 West Needles Avenue, Bixby, Oklahoma on February 19, 2016 on or before 5:00 p.m.

Mayor Easton called the meeting to order at 6:00 p.m.

Yvonne Adams City Clerk called roll and all members were present except Vice Mayor Loudermilk.

**Members Present**

**Guthrie  
King  
Stewart  
Easton**

**Staff Present**

**Patrick Boulden, City Attorney  
Jared Cottle, City Manager  
Bea Aamodt, Public Works Dir  
Don Cash, Parks Director  
Andy Choate Police Chief  
Yvonne Adams, City Clerk**

**PLEDGE OF ALLEGIANCE**

**Invocation was given by City Clerk Yvonne Adams**

APPOINTMENT OF ROBIN ELAINE DECATUR TO FILL THE UNEXPIRED TERM OF DENNIS LOUDERMILK AS COUNCIL MEMBER FROM WARD 5. TERM EXPIRES APRIL 18, 2016 (BIXBY CHARTER, SECTION 2.9).

ADMINISTRATION OF THE OATH OF OFFICE TO ROBIN ELAINE DECATUR, AS  
COUNCIL MEMBER FROM WARD 5. MAYOR EASTON

Mayor Easton administered the Oath of Office to Robin Elaine Decatur as Council Member from Ward 5.

Mayor Easton asked for a motion to approve the Unexpired Term for Ward 5. Mayor Easton made motion to approve, seconded by Councilor Stewart. The vote was taken with the following results:

Carried 4-0

Yes: Easton, Stewart, King, Guthrie.

No: None.

**Mayor Easton said Item #1 on the Consent Agenda is:**

**CITY CLERKS REPORT**

Consider and approve:

- a) Minutes for the Regular City Council meeting dated 02/08/16.
- b) Minutes for the Special Work Session meeting dated 02/08/16.
- c) Proclamation proclaiming March 21, 2016 as "Arbor Day".
- d) Proclamation proclaiming March 20-26, 2016 as "Arbor Week".
- e) Approve payment to Professional Turf Products in the amount \$10,000 for Toro parts and service. This is a sole source vendor.
- f) Consent to an Amendment to the Deed of Dedication and Restrictive Covenants of the "Somerset" Addition to the City of Bixby, located at or near north of East 121st Street and east of South Sheridan Road.
- g) Surplus of miscellaneous items from Police, Fire, City Hall, Parks and BPWA Department.

Mayor Easton asked if there are any questions or amendments to the consent agenda. Councilor Stewart asked to discuss item "f", also Councilor Guthrie and Councilor Stewart asked to pull item "e", Mayor Easton made motion to approve except for item "e", seconded by Councilor Stewart. The vote was taken with the following results:

Carried 5-0

Yes: Stewart, King, Decatur, Guthrie, Easton.

No: None.

Item "e"

Councilman Guthrie has some questions that need to be addresses on this item. Parks Director Don Cash explained that this is for parts for the equipment that is used on our parks. The amount that is requested may not all be used but would like to have it there in case we run over our limit.

Mayor Easton stated that from his experiences this amount is reasonable.

Mayor Easton asked for a motion on Item "e". Mayor Easton made motion to approve, seconded by Councilor King. The vote was taken with the following results:

Carried 4-1

Yes: Easton, King, Decatur, Guthrie.

No: Stewart

Mayor Easton left the council chambers before Item #1 was discussed. Councilor Guthrie will conduct the meeting while Mayor Easton has stepped out of the meeting for this Item.

**Mayor Easton said item #1 on the Regular Agenda is:**

Authorization for the City Manager to execute a Quit Claim Deed to the Noah Webster Easton and Betty Jo Easton Revocable Family Trust, dated the 7th day of December, 2009, to clear a cloud on title. Property located at 8453 East 151st Street (0.178 acres, more or less).

Presented by: Patrick Boulden

City Attorney Patrick Boulden explained that on May 19, 2009, a deed on the subject property was executed from Noah Webster Easton Jr. and Betty J. Easton, husband and wife, to the City of Bixby. Then, on December 7, 2009, Noah and Betty Easton deeded the same property to the Noah Webster Easton and Betty Jo Easton Revocable Family Trust, dated the 7<sup>th</sup> day of December, 2009 and the Trust has been paying taxes on the property ever since. Patrick explained that the City staff acknowledge that the 2009 conveyance to the City was part of a “multi-parcel” property exchange, the inclusion of this parcel was a mistake and the City has no interest in the subject property. Approval of a Quit Claim deed to the Noah Webster Easton and Betty Jo Easton Revocable Family Trust would clear the cloud on the title. Once the title is clear, we understand that a portion of the property will be acquired by NMB Manufacturing, LLC. 8453 East 151<sup>st</sup> Street, so the company will have clear access to their street frontage on East 151<sup>st</sup> Street.

Councilor Guthrie asked for a motion on Item #1. Councilor Stewart made motion to approve, seconded by Councilor King. The vote was taken with the following results:

Carried 4-0

Yes: Stewart, King, Guthrie, Decatur

No: None

Mayor Easton returned back in the council chambers after the vote was taken.

**Mayor Easton said on Item #2 on the Regular Agenda is:**

Second Reading, consideration and action on Ordinance No. 2185, amending Ordinance No. 272 and rezoning from RS-2 to AG per BZ-388 for approximately 2.94 acres in part of the SE/4 of Section 22, T17N, R13E, located at the 15800-block of S. Sheridan Rd. Action includes separate approval of an Emergency Clause.

Presented by: Patrick Boulden

Others that spoke: Dennis Faubert Brother-In-Law to the applicant

Patrick explained that at the February 8, 2016 meeting, this ordinance was on the City Council’s agenda for a First Reading; no action to be taken. Patrick explained that the applicant is interested in placing a double-wide manufactured home on the Atherton family farm property which is located at the 15800-block of S. Sheridan Rd.

Dennis Faubert stated that he is here on the behalf of the applicant if there are any questions because they are out of town.

Discussion Ensued pertaining to the request.

Mayor Easton asked for motion on Item #2. Councilor Guthrie made motion to approve with recommendation to the Board of Adjustment that the mobile home be located on the far west end of the subject tract, seconded by Councilor Stewart. The vote was taken with the following results:

Carried 4-1

Yes: Guthrie, Stewart, King, Decatur.

No: Easton

Emergency Clause

Mayor Easton asked for a motion on the Emergency Clause. Councilor Stewart made motion, seconded by Mayor Easton. The Emergency Clause Failed by an affirmative of the entire membership of the Bixby City Council.

Failed 5-0

Yes: None

No: Easton, Guthrie, King, Stewart, Decatur.

**Mayor Easton said on Item #3 on the Regular Agenda is:**

Discussion, consideration and action to approve a Preliminary Plat and certain modifications/waivers for the Presley Heights addition to the City of Bixby for approximately 42.488 acres in the E/2 of Section 17, T17N, R13E. Property located at or near: 2800-block of East 141<sup>st</sup> Street.

Presented by: Patrick Boulden

Others that spoke: Justin Morgan, Michael Maguffee

City Attorney Patrick Boulden stated that the Planning Commission approve the Preliminary Plat at the February 16, 2016 Planning Commission Meeting, subject to staff recommendations, to include Fire Marshal and City Engineer approval of a stub street connecting to East 144<sup>th</sup> Place, to provide two means of egress and a final determination of a 300 foot maximum length of cul de sacs, and amendment to Section 1, subsection D, to include language recognizing that water service will be provided by Creek Rural Water District No. 2 and the City of Bixby. The Commission also received the applicant's petition for modification of subdivision regulations and recommend approval of that application, should the council conclude that such modifications/waivers are needed.

Council has some questions and concerns from Justin Morgan from Tanner Consulting regarding this item. Justin stated that they in agreement with the Staff recommendation and the Planning Commission's approval of the Preliminary Plat, Justin stated it is a three (3) phase project and showing Council from a presentation of "Presley Heights" on the map of areas of concerns that Council wanted some more detailed information on.

Michael Maguffee asked Justin some questions concerning the Preliminary Plat and other concerns regarding this development.

Mayor Easton asked for a motion on Item #3. Councilor Stewart made motion to approve, seconded by Councilor King. The vote was taken with the following results:

Carried 5-0

Yes: Stewart, King, Guthrie, Decatur, Easton.

No: None

Councilor Stewart set out of the council room at 6:52 p.m.

**Mayor Easton said on Item #4 on the Regular Agenda is:**

Discussion with Brian Johnson and other residents of the City on the potential for the creation of a Dog Park in the City of Bixby.

No discussion on this item.

**Mayor Easton said on item #5 on the Regular Agenda is:**

Discuss and/or take action on Project Consultant Services Contract with Jimmy L. Coffey.

Presented by: Jared Cottle

City Manager Jared Cottle stated that i have brought this contract forward to help us in our personnel shortage in order to address a variety of specific project needs over the next several months, a Consultant Services Contract to provide compliance reviews, procedure and policy reviews/updates, and right-of-way negotiations is proposed. Jared stated that he would recommend approval of this contract.

Mayor Easton asked for a motion on Item #5. Councilman King made motion to approve, seconded by Mayor Easton. The vote was taken with the following results:

Carried 4-0

Yes: King, Easton, Guthrie, Decatur

No:

**Mayor Easton said on item #6 on the Regular Agenda is:**

City Manager's Report

1. Remind everyone of the Big Event which is being hosted by the Bixby Intact Club, which is a High School Group which is a student chapter of the Rotary Club, and they will be working on a couple of City projects at Lake Bixhoma also working with the Bixby Endowment, and they will also be at work on the trails. Jared stated those are 2 of the projects they will be working on and we are certainly grateful for their participation in helping us maintain those facilities. The event will be March 5, 2016.

2. The automatic meter reading will be launched this week, with a brief letter on the website. If you have any questions please contact our Public Works Director, Bea Aamodt.

Mayor asked to reopen the City Managers report at 6:56 p.m.

City Manager Jared Cottle said he would like to turn this over to Councilor King. Councilor King to congratulate Chris Harris Jr. on the win with the Bronco's, and he is one of our own from Bixby.

**Mayor Easton said on item #7 on the Regular Agenda is:**  
New Business

There being none.

Mayor Easton called adjournment at 6:55 p.m.

Mayor Easton called adjournment at 6:58 p.m. after reopening up the Regular Meeting.

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MAYOR

ATTEST

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CITY CLERK

**BIXBY PUBLIC WORKS AUTHORITY MEETING**  
**Board of Trustees**  
**Municipal Building**  
**Minutes**  
**116 W. Needles, Bixby, OK 74008**  
**February 22, 2016 6:00 P.M.**

The agenda for the regularly scheduled meeting of the City Council of the City of Bixby was posted on the bulletin board at City Hall, 116 West Needles Avenue, Bixby, Oklahoma on February 19 on or before 5:00 p.m.

Mayor Easton called the Bixby Public Works Authority Meeting to order at 6:55 p.m. all members were present.

**Members Present**

**Guthrie**  
**King**  
**Stewart**  
**Loudermilk**  
**Easton**

**Staff Present**

**Jared Cottle, City Manager**  
**Patrick Boulden, City Attorney**  
**Andy Choate, Police Department**  
**Bea Aamodt, Public Works Dir.**  
**Yvonne Adams, City Clerk**

**Mayor Easton said Item #1 on the BPWA Consent Agenda is:**  
**CITY CLERKS REPORT**

Consider and approve:

- a. Minutes for Bixby Public Works Authority regular meeting of 02/08/16.

Mayor Easton asked if there were any questions or amendments to the consent agenda. Mayor Easton asked for a motion on the consent agenda. Mayor Easton made motion to approve, seconded by Councilor King. The vote was taken with the following results.

Carried 5-0

Yes: Easton, King, Decatur, Guthrie, Stewart.

No: None

**Mayor Easton said on Item #1 on the Regular BPWA agenda is:**  
**New Business**

Their being none.

Adjournment was called at 6:56 p.m.

Reopen the Regular Meeting at 6:56 p.m. to the City Managers Report.

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MAYOR

ATTEST

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CITY CLERK